



7/24/03
Stan A. Huber Consultants, Inc.
Health Physics and Radiation Safety Services

200 North Cedar Road - New Lenox, Illinois 60451-1751 - (800) 363-0468 or (815) 485-6161 - FAX (815) 485-4433 - Email sahci@aol.com - Home Page www.sahci.com

EPA Region 5 Records Ctr.



226782

July 24, 2003

Fredrick A. Micke
On-Scene Coordinator - ERB, Section #3
U.S. Environmental Protection Agency, Region 5
77 West Jackson Blvd.
Chicago, IL 60604

RE: Radiation Survey at 221 North Columbus Drive, Chicago, IL - Parcel 1

Dear Mr. Micke:

Enclosed is the report detailing the gamma radiation survey performed by Stan A. Huber Consultants (SAHCI) of Parcel 1 located at 221 North Columbus Drive. This parcel of land is located directly adjacent to the Lakeshore East development, but is under different ownership. The location has formerly been referred to as "Parcel O"

Our survey was performed according to the recommendations contained in your July 3, 2003 letter to Mr. Jack Train, Archstone Smith. Please note that STS Consultants originally surveyed this area, and the results were submitted to U.S. EPA on October 2, 2001. Therefore, our monitoring focused on the portions of the site where asphalt and concrete were removed.

Thank you for your assistance in this matter. If you have any questions please contact me at (815) 485-6161.

Sincerely,
Stan A. Huber Consultants, Inc.


Glenn Huber, CHP
President

cc: Jim Porter, Charles E. Smith Residential



July 15, 2003

COPY

Jim Porter
Charles E. Smith Residential
2345 Crystal Drive
Arlington, VA 22202

RE: Radiation Survey of Parcel 1, 221 North Columbus Drive, Chicago, IL

Dear Mr. Porter:

Background

On July 9, 2003 and July 10, 2003, Health Physics Technicians from Stan A. Huber Consultants, Inc. (SAHCI) performed a radiation survey of a portion of Parcel 1 located at 221 North Columbus Drive, Chicago, IL. Parcel 1 had been formerly identified as "Parcel O". The portions of Parcel 1 requiring radiation monitoring were the parking lot, adjacent sidewalk, and asphalt pathway where the asphalt was being stripped in order to plant grass seed. These areas have been identified on the attached map.

U.S. EPA recommended in their letter dated July 3, 2003 that a walk over gamma scan be performed prior to removing asphalt from the parking lot and again after the underlying soil was exposed. A surface gamma survey had already been performed on this location prior to asphalt removal, so this survey was not repeated. The results of this survey are detailed in the document *Addendum to Report: Results of Expanded Gamma Radiation Survey, 26-Acre Site, 221 North Columbus Drive, Chicago, IL – STS Project No. 1-32193-XH*, dated October 2, 2001. The STS Consultants report found no elevated gamma counts that would indicate the presence of thorium contamination. Although the STS pre-pavement stripping survey was not repeated entirely, spot checks of several areas resulted in count rates consistent with those observed by STS Consultants.

Radiation Survey Methods

Prior to stripping the asphalt from the parking lot, a 5 x 5-meter grid was laid out. The dimensions of the parking lot area being removed were 125 feet (38.1 meters) x 155 feet (47.26 meters). The adjacent concrete sidewalk area has been included in the parking lot grid.

The survey was conducted using a Ludlum 2221 scaler / ratemeter with attached 2"x2" NaI probe. The probe was unshielded and held approximately 1 to 2 inches above the ground surface during the survey. A 100% gamma scan was performed over each 5 x 5-meter grid and the highest count rate was recorded on the radiation survey form. Background count rates in the adjacent unpaved areas were found to range between 7000 CPM and 9000 CPM (counts per minute). Attached are the results of the gamma walk over survey.

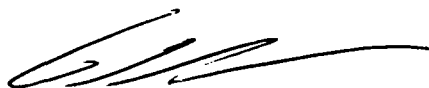
Conclusions

No areas of potential thorium contamination were identified in the areas surveyed. Prior to the asphalt being stripped, the count rates were on the order of 5000 CPM to 7000 CPM. After asphalt removal the observed count rates were on the order of 6000 CPM to 8000 CPM. Although there was a slight increase overall in count rates after the asphalt was stripped, it is not indicative of contamination. The slight increase in count rates is due to the shielding effect of the asphalt, which has been removed. The recorded count rates for the parking lot area are still slightly lower than our observed background count rates because a layer of gravel still remaining on the parking lot provided additional shielding. The count rates observed after the asphalt pathway was removed were also consistent with background levels. No soil samples were obtained because no anomalies or elevated gamma count rates were observed.

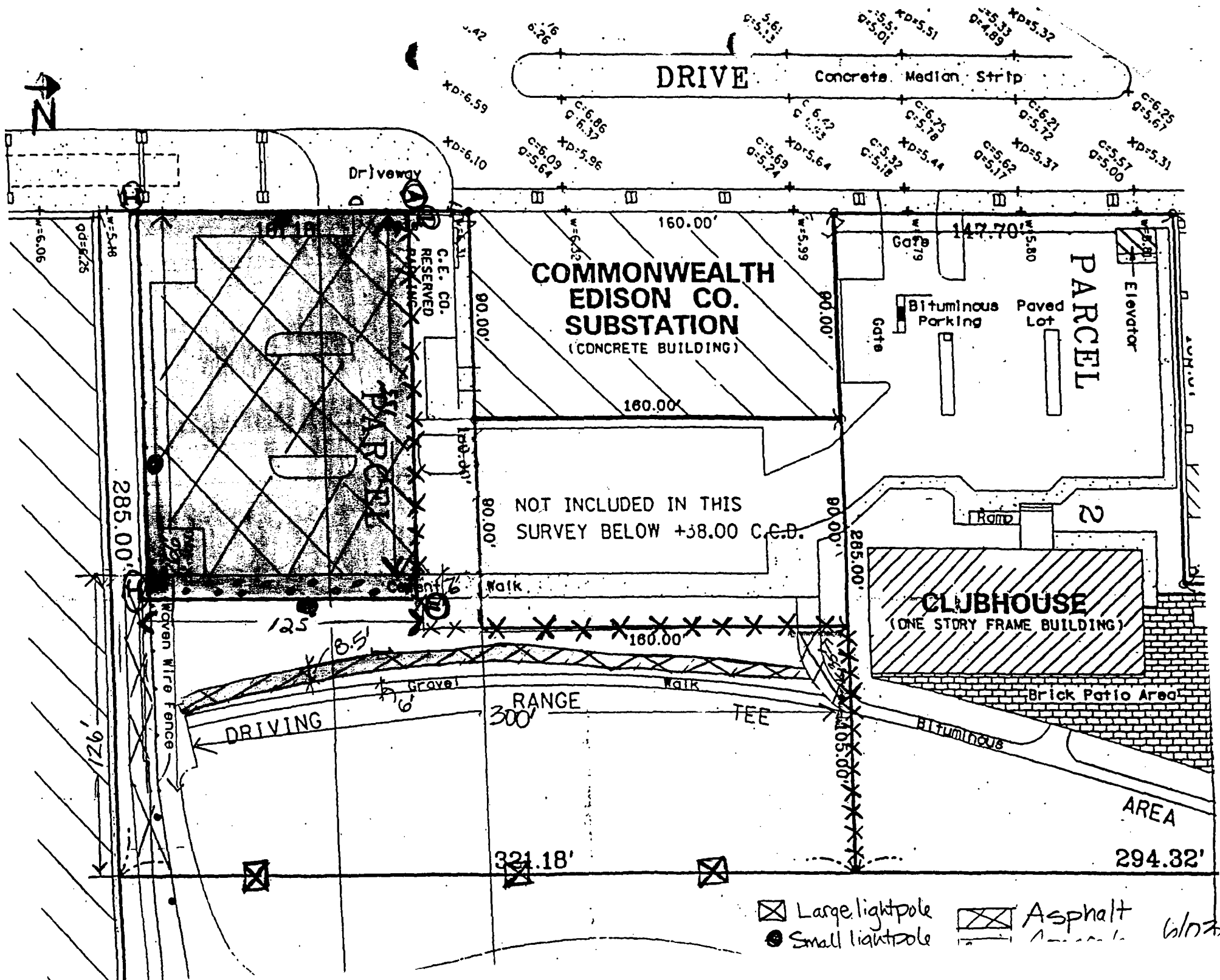
Although no elevated gamma count rates were identified during our surface survey, we recommend that any future excavation of the property be monitored for subsurface radioactive contamination. The walk over gamma scan can only be used to identify surface contamination and cannot guarantee the absence of subsurface contamination. We also recommend that U.S. EPA be notified prior to any future site activities involving excavation or soil removal.

Thank you for your assistance in this matter. If you have any questions, please call me at (815) 485-6161.

Sincerely,
Stan A. Huber Consultants, Inc.



Glenn Huber, CHP
President



Radiation Survey Form

Parcel O - 221 N. Columbus Drive, Chicago, IL

Date: 7/9/2003 & 7/10/2003

Technician: T. O'Brien

Inst Model: Ludlum 2221

Serial No. : 134542

Probe Type: 1"x1" NaI / 2"x2" NaI
Shielded / Not Shielded

Lift Elevation: Surface

Background 7k-9k cpm

Action Level: 20,352 cpm

Write grid designations in circles. Record highest counts for grid in cpm. Record 30 second counts at grid intersections (if required). Shade areas of elevated counts and record max cpm.



①	②	③	④	⑤	
			← scale →		⬆ A ↕ B ⬆
6,900	7,300	6,200	5,200		
6,200	6,800	7,500	7,600		
7,800	5,800	6,100	5,900		C
7,100	6,300	6,400	6,300		D
					E

Radiation Survey Form

Parcel O - 221 N. Columbus Drive, Chicago, IL

Date: 7/9/2003 & 7/10/2003

Technician: T. O'Brien

Inst Model: Ludlum 2221

Serial No. : 134542

Probe Type: 1"x1" NaI / 2"x2" NaI
Shielded / Not Shielded

Lift Elevation: Surface

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Action Level: 20,352 cpm

Write grid designations in circles. Record highest counts for grid in cpm. Record 30 second counts at grid intersections (if required). Shade areas of elevated counts and record max cpm.

↑
N

(5)	(6)	(7)	(8) ← scale → (9)	
5,900	6,500	8,200	8,100	(A)
6,200	7,300	7,800	7,900	(B)
6,900	7,100	7,400	6,900	(C)
5,300	6,500	7,200	7,900	(D)
				(E)

Radiation Survey Form

Parcel O - 221 N. Columbus Drive, Chicago, IL

Date: 7/9/2003 & 7/10/2003

Technician: T. O'Brien

Inst Model: Ludlum 2221

Serial No. : 134542

Probe Type: 1"x1" NaI / 2"x2" NaI
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①	②	③	④	⑤	
			← scale →		↕
6,400	6,100	5,300	5,800		ⓔ
7,600	7,800	5,100	6,300		ⓕ
7,200	7,500	7,800	7,500		ⓖ
6,800	6,300	5,800	6,800		ⓓ
					ⓔ

Radiation Survey Form

Parcel O - 221 N. Columbus Drive, Chicago, IL

Date: 7/9/2003 & 7/10/2003

Technician: T O'Brien

Inst Model: Ludlum 2221

Serial No. : 134542

Probe Type: 1"x1" NaI / 2"x2" NaI
Shielded / (Not Shielded)

Lift Elevation: Surface

Background 7K-9K cpm

Action Level: 20,352 cpm

Write grid designations in circles. Record highest counts for grid in cpm. Record 30 second counts at grid intersections (if required). Shade areas of elevated counts and record max cpm.

↑
N

(5)	(6)	(7)	(8)	(9)	
			← scale →		(E)
5,800	6,200	6,800	7,400		↑
6,200	6,500	7,300	7,600		(F)
					↓
6,800	8,100	8,200	8,200		(G)
6,900	7,200	7,600	7,500		(H)
					(I)

Radiation Survey Form

Parcel O - 221 N. Columbus Drive, Chicago, IL

Date: 7/9/2003 + 7/16/2003

Technician: T. O'Brien

Inst Model: Ludlum 2221

Serial No.: 134542

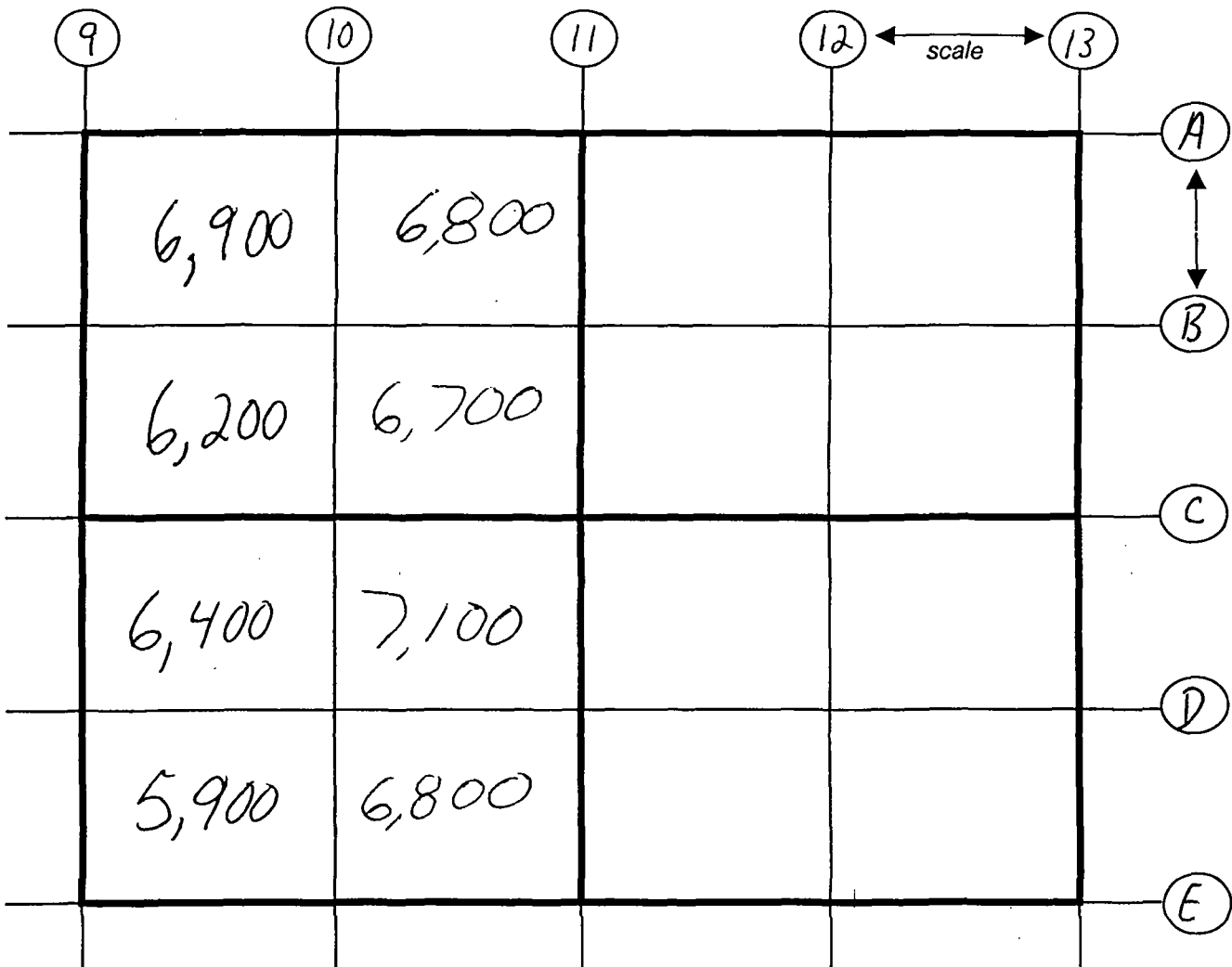
Probe Type: 1"x1" NaI / 2"x2" NaI
Shielded / Not Shielded

Lift Elevation: Surface

Background 7K-9K cpm

Action Level: 20,352 cpm

Write grid designations in circles. Record highest counts for grid in cpm. Record 30 second counts at grid intersections (if required). Shade areas of elevated counts and record max cpm.



Radiation Survey Form

Parcel O - 221 N. Columbus Drive, Chicago, IL

Date: 7/9/2003 & 7/10/2003

Technician: T. O'Brien

Inst Model: Ludlum 2224

Serial No. : 134542

Probe Type: 1"x1" NaI / 2"x2" NaI
Shielded / Not Shielded

Lift Elevation: Surface

Background 2k-9k cpm

Action Level: 20,352 cpm

Write grid designations in circles. Record highest counts for grid in cpm. Record 30 second counts at grid intersections (if required). Shade areas of elevated counts and record max cpm.

↑
N

